



City of Somerville

PLANNING, PRESERVATION & ZONING DIVISION

City Hall 3rd Floor, 93 Highland Avenue, Somerville MA 02143

TO: Planning Board
FROM: Planning, Preservation & Zoning Staff
SUBJECT: 1153 Broadway Street First Neighborhood Meeting

This memo summarizes the first neighborhood meeting for modifying a general building in the MR4 district at 1153 Broadway that is required by the Somerville Zoning Ordinance.

This neighborhood meeting was held on April 7, 2021, at 6:30pm. The meeting was held virtually using Zoom. The following individuals from the applicant team were present: Mouhab Rizkallah, Owner.

ADDITIONAL INFORMATION

In addition to minutes, the Director of Planning & Zoning shall keep a public record of the neighborhood meeting that includes, but may not be limited to:

- Copies of all materials provided by the applicant at the meeting
- A list of those persons and organizations contacted about the meeting and the manner and date of contact
- A roster or signature sheet of attendees at the meeting (see attendees below)

MINUTES

After a brief introduction by Ward 7 Councilor Katjana Ballantyne and Planner Charlotte Leis, the Applicant gave a brief presentation on the proposal. Then the following comments, questions, and concerns were discussed at the meeting:

Environmental Impacts

- Some attendees expressed concern that the building will block a lot of sunlight for neighboring properties.

Construction Impacts

- Asked about construction timeline. Applicant estimated construction would start in May 2022.
- Asked about how this would interact with other construction going on in Teele Square. Construction management plan will need to be approved by relevant City departments.

Tenants

- Asked about plans for tenants during construction period.

ATTENDEES

Linda Harrison	Jim Vetter	Jason Jong
Curtis	Laura Evans	Lisa Dallaire
Leiran Biton	Judy Pineda Neufeld	